

**May 13, 2020 Board Items:**

**Continued Item from the September 25, 2019 Meeting:**

**PB #19-57: West Lewis Avenue Minor Subdivision Plan**

Prepreliminary/ Preliminary/ Final Subdivision  
and SEQRA Review

39 West Lewis Avenue, Pearl River

68.12/1/44; RG zoning district

**Continued Item from the October 7, 2019 Meeting:**

**PB#19-64: 27 Greenbush Road Site Plan**

Prepreliminary/Preliminary Site Plan and SEQRA Review

27 South Greenbush Road, Orangeburg

74.11/1/12; LI zoning district

**PB #20-14: Sorce Assumma & Shakey Funeral Home Site Plan**

Prepreliminary/ Preliminary/ Final Site Plan and SEQRA Review

34 Summit Street, Pearl River

68.19/2/15; RG zoning district

**PB #20-15: Instrumentation Laboratories Site Plan**

Final Site Plan Review

526 Route 303, Orangeburg

70.19/1/45; LO zoning district

Dated: May 1, 2020

*Donald Brenner, P.E., LL.B.*

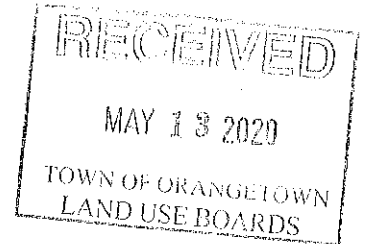
*Attorney-At-Law • Professional Engineer  
4 Independence Avenue, Tappan, New York 10983*

*Phone 845-359-2210*

*Fax 845-359-8070*

May 13, 2020

Attn: Cheryl Coopersmith, Chief Clerk  
Orangetown Planning Board  
Town of Orangetown  
20 Greenbush Road  
Orangeburg, NY 10962



Re: 27 South Greenbush Road  
Orangeburg, NY 10962  
Section 74.11 Block 1 Lot 12  
#20-1497R-A-4

Dear Mrs. Coopersmith,

This letter is to inform the Planning Board that my client, who owns 27 Greenbush Road in the hamlet of Orangeburg, will be using the existing partially finished structure for his storage of materials and equipment. He will maintain an office there and our Zoning Code will permit this accessory use.

If you require additional information, feel free to contact me.

Very truly yours,

A handwritten signature in black ink, appearing to read "Donald Brenner".

Donald Brenner

DB/jk

cc: John McIntyre, Michael J. Calise, P.E.

Z:\Docs\1 - Client\1497R-A-4 - Kolib - Subaru - Lot Sale - Caputo - MacIntyre - Develop\coopersmith letter 1497RA-4 05.13.20.wpd



OFFICE OF BUILDING, ZONING, PLANNING  
ADMINISTRATION AND ENFORCEMENT  
TOWN OF ORANGETOWN  
20 GREENBUSH ROAD  
ORANGETOWN, N.Y. 10962

Jane Slavin, RA  
Director

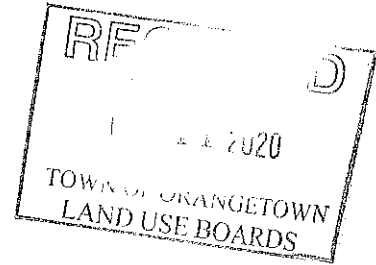
(845) 359-8410

Fax: (845) 359-8526

Date: April 21, 2020

To: Cheryl Coopsmith, Chief Clerk  
Planning Board

From: Jane Slavin, RA.,  
Director O.B.Z.P.A.E.



Subject: **27 Greenbush Road Site Plan**  
Prepreliminary/Preliminary Site Plan and SEQRA Review  
27 South Greenbush Road, Orangetown  
74.11/1/12  
CC zoning district

**PB#19-64**

Submission Reviewed:

Preliminary Site plan drawing as prepared by Michael J. Calise, P.E., last revised 10/7/2019.

This parcel originally received Final Planning Board approval on May 27, 1992 (PB#92-45) known as "Bushburg Plaza" for a one story 7,200 square foot building for retail tire sales. The prior owner began construction of the building without a valid building permit. The foundation, steel frame and roof currently exist. The current owner wants to complete the building.

1. The narrative states that the proposed use is "contractor storage". This use is not permitted by right in the CC zoning district. The applicant must obtain a use variance.
2. ACABOR review and approval is required as proposed facade and site design differ from what was previously approved.
3. Review and approval from RCDA and all applicable agencies must be obtained and all supporting documentation provided to the Board Clerk.
4. A final certificate of compliance from a NYS licensed professional will be required at the completion of the project in order for a C of O to be issued.
5. The SEAF appears to be in order.

JS  
4/21/2020



✓  
Rec. 3/27/2020

**Department of Environmental Management and Engineering**  
**Town of Orangetown**

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127 Route 303 Orangeburg New York 10962  
Tel: (845) 359-6502 • Fax: (845) 359-6951

March 23, 2020

Planning Board  
Town of Orangetown  
1 Greenbush Road  
Orangeburg, New York 10962  
Attn: Cheryl Coopersmith, Chief Clerk

**Re: 27 Greenbush Road Site Plan**

**PB# 19-64**

Gentlemen:

This Department has the following comments/ recommendations.  
(This letter supersedes our letter of 10/03/19)

1. Drainage calculations, prepared and signed by a NYS licensed Professional Engineer, shall be submitted to this for review and approval, prior to this application receiving final approval.
2. The required drainage calculations shall demonstrate a zero net increase in runoff for the proposed project. This may require stormwater facilities to capture any increase in runoff.
3. The proposed drainage system shall exhaust outside of the 100 yr. flood plain. The piping and flared end section shall be removed from inside the 100 yr. flood boundary.
4. The applicant's engineer shall describe, in the required drainage calculations, what limitations and actions need to be taken during and after construction, as a portion of proposed building improvements on this site are located in flood zone "X", as it is labeled on the plan.
5. The drawings indicate a "stormwater management area: along the northern side of the proposed building/ parking area. First, what is this area design to look like? Where are the details for it design? (The drawings say to see the landscape plan, however no landscape plan was provided.) Second, this "stormwater management area" is in floodzone X, is the proposed stormwater management practice allowed in floodzone X? The applicant's engineer shall provide all documentation that the stormwater design has been submitted to FEMA and accepted by FEMA for this area (AS well as RCDA and NYSDEC if applicable.) Third, how does the stormwater runoff from the impervious area (building and pavement) get to this stormwater management area? The proposed grading shows the runoff heading west, not north.
6. The proposed sanitary building connection, with detail and elevations shall be shown on the drawing. Cleanouts, with invert elevations, shall be shown along sanitary building

connection at all changes in direction and at the property line (where the connection "leaves" the property.) While the design of the sanitary building connection may remain unchanged from the original "Bushburg Plaza" (as noted in the applicant's engineer's letter of 2/10/20), it still needs to be shown (with all related details) on the current drawing.

7. The soil erosion and sediment control plans and details are under review.

8. There is a seemingly standalone field inlet shown along the northern side of the lot, what is its purpose? What is it connected to? Is it to remain? Contrary to the applicant's engineer's letter of 2/10/20 - comment #11, the field inlet in question, must be investigated **NOW**. Any piping tied into it and where that piping goes must be determined, as well as its impact on this site and the neighboring sites and described in the required drainage calculations. All this work **MUST** be done **PRIOR** to the site plan receiving **Final Approval**. To ensure 1. The proposed drainage design and 2. That said design does not adversely impact this site or any neighboring site.

9. Profiles for the proposed drainage piping shall be added to the plans. In response to the applicant's engineer's letter of 2/10/20 - comment 12, this Department **HAS** requested the profiles.

10. All existing and proposed easements, with metes and bounds, page and liber number (instrument number) and ownership, shall be shown on the plan. In response to the applicant's engineer's letter of 2/10/20 - comment #16, this Department does not need a title report, just show any and all easements and dedications that are currently on the site or are proposed to be, if applicable.


11. Copies of all correspondence, including any and all approvals, with the New York State Department of Environmental Conservation, U.S. Army Corps. Of Engineers, the Rockland County Drainage Agency, etc., in connection with this proposed site plan, shall be supplied to the Planning board and this Department, prior to signing the map.

12. Standard details shall be added to the drawing (catch basin, curbing, etc.)

13. All proposed utilities shall be shown on the plan. See out comment #6.

14. The source benchmark for the referenced datum shall be shown on the drawings.

Very truly yours,



---

cc: Highway file  
Sewer file



# BROOKER ENGINEERING, PLLC

**NY OFFICE**  
74 Lafayette Avenue  
Suite 501  
Suffern, NY 10901

845.357.4411 Tel.  
845.357.1896 Fax

**NJ OFFICE**  
22 Paris Avenue  
Suite 105  
Rockleigh, NJ 07647

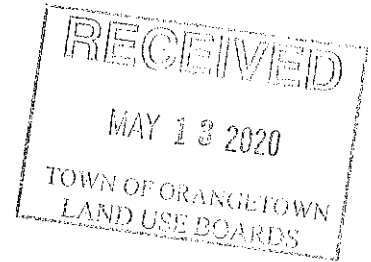
201.750.3527 Tel.

March 7, 2020

Town of Orangetown Planning Board  
20 Greenbush Road  
Orangeburg, New York 10962

Attn: Cheryl Coopersmith, Chief Clerk

Re: 27 Greenbush Road Site Plan (tax lot 74.11-1-12)  
Planning Board Drainage Review (for October 7, 2019 Planning Board meeting)  
BBE #OTN0134



Dear Ms. Coopersmith:

As the drainage consultant for the Town of Orangetown Planning Board, we have prepared the following report in support of the 27 Greenbush Road Site Plan application to the Town of Orangetown Planning Board:

### Information Reviewed

1. "Preliminary Site Plan prepared for 27 Greenbush Road", Sheets SP-1, EC-1, Sheet 1 of 4, last revised October 1, 2019, prepared by Michael J. Calise, P.E. & Associates, P.C., signed and sealed by Michael Calise, PE
2. Project Application dated 7/22/2019
3. Project Narrative dated 02/20/2020, prepared by Michael J. Calise, PE, PC & Associates

### Project Description

This is our second drainage review report for the project; our last report was dated September 23, 2019. The project consists of the development of a partially developed commercial site used as a contractor's storage yard located on the north side of Greenbush Road, west of Route 303. The Sparkill Creek floodplain is located on the property. There is an existing building shell on the property that is to be reused for this project. The building will remain and be enclosed; a new floor slab will be proposed that elevates the building to above the Sparkill Creek floodplain elevation. A stormwater management system is provided on the north side of the building for this submission. A new parking lot is proposed in front of the building with a storm drainage system that sheet flows to the stormwater management basin.

### Project Comments

1. As per our September 23, 2019 report, an elevation certificate should be provided for proposed conditions. This should be provided prior to a Floodplain Development Permit is issued and not "once constructed is completed" as per the applicant's narrative response. An updated elevation certificate should be provided reflecting as-built conditions prior to issuance of a Certificate of Occupancy.
2. As per our September 23, 2019 report, a Rockland County Drainage Agency permit should be provided. A map note should be added to the Site Plan indicating this requirement.
3. As per our September 23, 2019 report, the proposed contours should show how the fill ties into existing grade and demonstrate no adverse impacts to the properties to the west and south. For instance, the new curb proposed on fill along the west property line should demonstrate the flow pattern from the south can be maintained and the curb will not act as a berm impacting the property to the west.
4. As per our September 23, 2019 report, the exact finished floor elevation of the new slab should be provided on the Site Plan. The "plus or minus" designation associated with the proposed finished floor elevation should be removed.

LAND DEVELOPMENT • MUNICIPAL • STRUCTURAL • WATER RESOURCES • LAND SURVEYING

Brian Brooker, P.E.	Eve Mancuso, P.E., C.M.E.	Ken DeGennaro, P.E., C.F.M.	Stuart Strow, P.E., C.F.M.
Anthony Riggi, P.E.	Dennis Rocks, P.E., C.F.M.	John Bezuyen, P.L.S.	Hillary Chadwick, P.E. Joseph J. Moran, P.E.
Vincent Kane, P.E.	Nestor Celiz, P.E.	Benjamin Levitz, P.E.	Joseph Nyitray, P.E.

5. As per our September 23, 2019 report, as per Rockland County mapping, there is a swale along the northwest side of the property that receives stormwater runoff from properties to the south and conveys this runoff to the Sparkill Creek. This appears to be outside the limits of the proposed parking lot. The site plan should demonstrate that this flow pattern will remain and no adjacent properties will be adversely impacted. Map notes should be added to the site plan with drainage arrows indicating this swale.
6. As per our September 23, 2019 report, the outlet of the existing field inlet west of the building should be shown.
7. Soil stockpiles west of the building were present on the site north at the time of our site visit. These should be included on the Site Plan and the proposed ground cover in this area should be noted.
8. As per our September 23, 2019 report, existing and proposed impervious surfaces should be quantified and stormwater mitigation measures should be provided.
9. The Site Plan shows a "Proposed Stormwater Management Basin (See Landscaping Plans for Details)". The Landscaping Plan was not provided in this submission.
10. The narrative provided by the applicant's engineer indicated a drainage report would be provided under separate cover. The drainage report was not received.
11. Correct the proposed elevation 88 contour at the southwest corner of the proposed parking lot. The contour is inconsistent with the proposed 88.5 spot grade. The contour should be shown on the high side of the curb (west of the curb) and proposed grading/fill should be demonstrated to impact the property to the west.
12. Proposed grades adjacent to the building should be added at all building corners.
13. The earth dike and sediment trap stone outlet indicated on the Erosion Control Plan legend should be shown on the Erosion Control Plan.
14. Grading of the Stormwater Management Plan should be shown on the Grading Plan. The means for which stormwater runoff sheet flows in this area should be shown. A drop curb may be necessary.

#### **Drainage Review Recommendation**

The applicant has added an area for stormwater management, which can provide mitigation for potential significant impacts with respect to drainage. We therefore recommend that the 27 Greenbush Road Site Plan be approved for drainage subject to the above Project Comments.

Very truly yours,



**BROOKER ENGINEERING, P.L.L.C.**  
Kenneth DeGennaro, P.E.

## Planning Board Review Summary

### Project Data

Job Name 27 Greenbush Road Site Plan	Owner John McIntyre	Address 27 Greenbush Road	Tax Lot Number 74.11-1-12
Job Description: New parking lot for existing building shell to be used for contractor's storage yard. Sparkill Creek floodplain located on property.		Planning Board No. N/A	BBE Number OTN0134

### Planning Board Data

Date of:				Drainage:		
PB meeting	Site Plans	Drainage Calcs.	BBE Review Letter	Approved	Not Approved	Approved w/ Conditions
10/07/2019	05/01/2019	None	10/05/2019		X	
05/13/2019	10/7/2019	None	05/12/2020			X

### Construction Data

Area of Disturbance:	0.54 acre
Erosion Control Plan Required:	Yes
SWPPP Required:	No
Post Construction Stormwater Quantity Required:	Yes
Post Construction Stormwater Quality Required:	No
Description of Required Stormwater Management:	15'x150' stormwater management basin

### Photographs



Description: Standing along southern property line, looking north at existing building.

Date: 10/05/2019



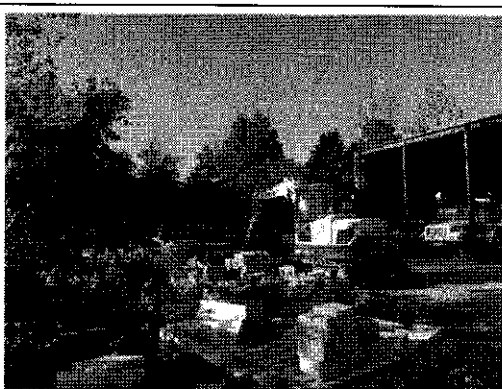
Description: Standing along southeast corner of site, looking east at proposed parking area.

Date: 10/05/2019



Description: Standing along southern portion of site, looking west at soil stockpiles.

Date: 10/05/2019



Description: Standing along southern portion of site, looking northwest at area of proposed parking lot.

Date: 10/05/2019



# Rockland County

Ed Day, Rockland County Executive

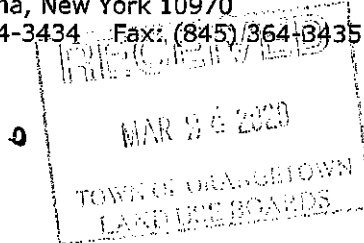
## DEPARTMENT OF PLANNING

Dr. Robert L. Yeager Health Center  
50 Sanatorium Road, Building T  
Pomona, New York 10970

Phone: (845) 364-3434 Fax: (845) 364-3435

**Douglas J. Schuetz**  
Acting Commissioner

**Arlene R. Miller**  
Deputy Commissioner



March 18, 2020

Orangetown Planning Board  
21 Greenbush Road  
Orangeburg, NY 10962

**Tax Data:** 74.11-1-12

**Re: GENERAL MUNICIPAL LAW REVIEW:** Section 239 L and M

**Map Date:** 10/7/2019

**Date Review Received:** 2/13/2020

**Item:** 27 GREENBUSH ROAD (O-331P)

Site plan for the reconfiguration of a parking lot and building access for an existing 7,153.79 SF unfinished building located on 1.04 acres in the CC zoning district. The building is proposed to be used for contractor's storage.

North side of Greenbush Road, south side of Orangeburg Road, approximately 82 feet west of NYS Route 303

### Reason for Referral:

NYS Route 303, NYS Route 340, Orangeburg Road (CR 20), Sparkill Creek

The County of Rockland Department of Planning has reviewed the above item. Acting under the terms of the above GML powers and those vested by the County of Rockland Charter, I, the Commissioner of Planning, hereby:

***\*Disapprove***

1 It does not appear that contractor's storage is a permitted use in the CC zoning district. It must be clarified if this is, in fact, a permitted use. If the use is permitted, the Town must confirm that use group JJ applies to this proposal, and that the 1992 approval still applies. If contractor's storage is not a permitted use, this application must not be approved, and a use variance must be sought. In order to be granted a use variance, an applicant must prove unnecessary hardship in order for a use variance to be granted. In order to prove such unnecessary hardship, the applicant shall demonstrate to the board of appeals that for each and every permitted use under the zoning regulations for the particular district where the property is located:

- A. The applicant cannot realize a reasonable return, provided the lack of return is substantial as shown by competent financial evidence.
- B. The alleged hardship is unique and does not apply to a substantial portion of the district or neighborhood.
- C. The requested variance will not alter the essential character of the neighborhood.
- D. The alleged hardship is not self-created.

**27 GREENBUSH ROAD (O-331P)**

2 A parking calculation based on the applicable district standards must be provided to ensure that adequate parking can be achieved.

The following comments address our additional concerns about this proposal:

3 If it is found that the 1992 approval does not still apply to this site, additional variances may be required. We request the opportunity to review any variances that may be necessary, as required by New York State General Municipal Law.

4 A review must be completed by the New York State Department of Transportation, any comments or concerns addressed, and all required permits obtained.

5 An updated review must be completed by the County of Rockland Drainage Agency, any comments or concerns addressed, and all required permits obtained.

6 As per their letter of September 26, 2019, an application is to be made to the Rockland County Department of Health for review of the stormwater management system for compliance with the County Mosquito Code.

7 The floodplain Administrator for the Town of Orangetown shall certify that the proposed construction is in compliance with the floodplain regulations of the Town and the Federal Emergency Management Agency.

8 If there is any encroachment into the Federal wetlands, a review must be completed by the United States Army Corps of Engineers and all required permits obtained.

9 Areas designated for snow removal must be clearly delineated on the site plan so that the plow drivers will know where to place the snow piles. In addition, providing specific locations on the site for the snow piles will reduce the loss of available parking spaces meant to be utilized by the new users.

10 Prior to the start of construction or grading, all soil and erosion control measures must be in place for the site. These measures must meet the latest edition (November 2016) of the New York State Standards for Urban Erosion and Sediment Control.

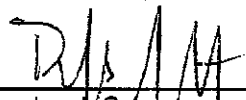
11 There shall be no net increase in the peak rate of discharge from the site at all design points.

12 A landscaping plan shall be provided for the site.

13 A lighting plan shall be provided that shows fields of illumination. This plan must demonstrate that the intensity of the candle lumens is less than 0.1 at the property line.

14 A signage plan that conforms to the Town's standards must be submitted for review. Any signs must be kept out of the County right-of-way.

15 The cover sheet submitted with this application states the project is located in the LI zoning district. This shall be corrected to the CC zoning district. If the public hearing notice was issued with wrong zoning information, it must be reissued with the correct zone.

  
\_\_\_\_\_  
Douglas J. Schuetz  
Acting Commissioner of Planning

cc: Supervisor Teresa Kenny, Orangetown  
New York State Department of Transportation  
Rockland County Department of Health  
Rockland County Department of Highways  
Rockland County Drainage Agency

**27 GREENBUSH ROAD (O-331P)**

United States Army Corps of Engineers  
Federal Emergency Management Agency  
Michael J. Calise, P.E. & Associates, P.C.

John McIntyre

Rockland County Planning Board Members

*\*NYS General Municipal Law Section 239 requires a vote of a 'majority plus one' of your agency to act contrary to the above findings.*

*The review undertaken by the Rockland County Planning Department is pursuant to, and follows the mandates of Article 12-B of the New York General Municipal Law. Under Article 12-B the County of Rockland does not render opinions; nor does it make determinations, whether the item reviewed implicates the Religious Land Use and Institutionalized Persons Act. The Rockland County Planning Department defers to the municipality forwarding the item reviewed to render such opinions and make such determinations if appropriate under the circumstances.*

*In this respect, municipalities are advised that under the Religious Land Use and Institutionalized Persons Act, the preemptive force of any provision of the Act may be avoided (1) by changing a policy or practice that may result in a substantial burden on religious exercise, (2) by retaining a policy or practice and exempting the substantially burdened religious exercise, (3) by providing exemptions from a policy or practice for applications that substantially burden religious exercise, or (4) by any other means that eliminates the substantial burden.*

*Proponents of projects are advised to apply for variances, special permits or exceptions, hardship approval or other relief.*

*Pursuant to New York State General Municipal Law §239-m(6), the referring body shall file a report of final action it has taken with the Rockland County Department of Planning within thirty (30) days after final action. A referring body which acts contrary to a recommendation of modification or disapproval of a proposed action shall set forth the reasons for the contrary action in such report.*

 **Rockland County**  
HEALTH

**CENTER FOR ENVIRONMENTAL HEALTH**

Dr. Robert L. Yeager Health Center  
50 Sanatorium Road, Building D  
Pomona, New York 10970

Phone: (845) 364-2608 Fax: (845) 364-2025



  
Public Health  
Protect. Promote. Prevent.

**EDWIN J. DAY**  
County Executive

**PATRICIA S. RUPPERT, DO, MPH, CPE, DABFM, FAAFP**  
Commissioner of Health

**SAMUEL RULLI, PE**  
Director, Environmental Health

March 16, 2020

Ms. Cheryl Coopersmith  
Town of Orangetown Planning Board  
20 Greenbush Road  
Orangetown, NY 10962

Re: 27 Greenbush Road  
Site Plan  
Tax Lot 74.11-1-12

Dear Ms. Coopersmith:

We have received an application and plans as prepared by Michael J. Calise, P.E. P.C. & Associates, revised through October 7, 2019 for the above referenced project. Comments are as follows:

1. Application is to be made to the RCDOH for review of the storm water management system for compliance with the County Mosquito Code.

If you have any questions regarding this matter, do not hesitate to call.

Very truly yours,



Elizabeth Mello, P.E.  
Senior Public Health Engineer  
(845) 364-2616

cc: Arlene Miller, Rockland County Department of Planning

Town of Orangetown  
**Bureau of Fire Prevention**  
20 Greenbush Road  
Orangeburg, N.Y. 10962  
Ph (845)365-0204\*fax (845)365-0241



March 10, 2020

27 Greenbush Road, Orangeburg, NY

**NONE OF OUR COMMENTS FROM OCTOBER 2019 HAVE BEEN ADDRESSED**

1. Provide an NFPA 72 approved fire alarm system with direct connection to Rockland County 44-Control.(fire alarm plans must be approved by this office prior to installation)
2. Provide emergency lighting, exit signs and egress as per chapter 10 of the NYS building code.(show on plan)
3. Provide a Supra box for FD access. (Ordering information available from this office).
4. Install fire extinguishers in locations to be determined on building plan.
5. Aerial fire apparatus access is required to be 26 feet wide at a minimum and not located within the collapse zone of the building. This is to be provided at the south side of the building. The parking area / roadway appears to be in excess of 150 feet requiring a turnaround for fire apparatus.
6. Locations of fire lanes will include all paved areas other than approved parking spaces and will be striped and signed per NYS Fire and Town Fire Code.
7. Truss signs will be required in locations to be determined by this office.
8. A certificate of compliance fire safety must be applied for and maintained.
9. What will be stored in the building? Equipment, trucks, hazardous materials etc..??

A handwritten signature in cursive script that reads "Michael B Bettmann".

Michael B Bettmann  
Chief Fire Inspector  
Town of Orangetown  
[mbettmann@orangetown.com](mailto:mbettmann@orangetown.com)



**Town of Orangetown  
20 South Greenbush Road  
Orangeburg, New York 10962**

**Planning Board Meeting of Wednesday, March 25, 2020  
Project: 27 Greenbush Road Site Plan-Continued item from  
October 7, 2019 meeting, PB #19-64**

**Location of Parcel:** The site is located at 27 Greenbush Road, Orangeburg, Town of Orangetown, Rockland County, New York, and as shown on the Orangetown Tax Map as Section 74.11, Block 1, Lot 12 in the LI zoning district.

**Please review the information enclosed and provide comments. These comments may be mailed, e-mailed or faxed to the Planning Board Office.**

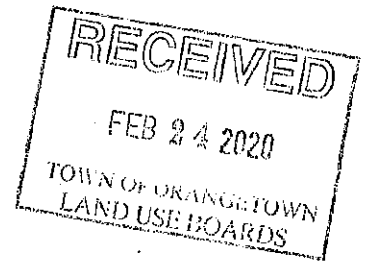
**If your agency does not have any comments at this time, please respond to this office by sending back this sheet.**

- **U.S. Postal: 20 South Greenbush Road, Orangeburg, New York 10962**
- **Email to Planning Board at ccoopersmith@orangetown.com, or**
- **Fax to the Town of Orangetown Planning Board @845 359-8526**

- Comments Attached (or to be provided prior to Meeting date noted above)**
- No Comments at this time. Please send future correspondence for review.**
- No future correspondence for this site should be sent to this agency. Plans reviewed and this agency does not have any further comments.**
- This project is out of the jurisdiction of this agency and has no further comments.**

Dated: 3/16/20

Re Health Dept.  
Agency Name  
By: Liz Mello  
Please Print Name



**Town of Orangetown  
20 South Greenbush Road  
Orangeburg, New York 10962**

**Planning Board Meeting of Wednesday, March 25, 2020  
Project: 27 Greenbush Road Site Plan-Continued item from  
October 7, 2019 meeting, PB #19-64**

**Location of Parcel:** The site is located at 27 Greenbush Road, Orangeburg, Town of Orangetown, Rockland County, New York, and as shown on the Orangetown Tax Map as Section 74.11, Block 1, Lot 12 in the LI zoning district.

**Please review the information enclosed and provide comments. These comments may be mailed, e-mailed or faxed to the Planning Board Office.**

**If your agency does not have any comments at this time, please respond to this office by sending back this sheet.**

- U.S. Postal: 20 South Greenbush Road, Orangeburg, New York 10962
- Email to Planning Board at [ccoopersmith@orangetown.com](mailto:ccoopersmith@orangetown.com), or
- Fax to the Town of Orangetown Planning Board @845 359-8526

- ( ) Comments Attached (or to be provided prior to Meeting date noted above)
- () No Comments at this time. Please send future correspondence for review.
- ( ) No future correspondence for this site should be sent to this agency. Plans reviewed and this agency does not have any further comments.
- ( ) This project is out of the jurisdiction of this agency and has no further comments.

Dated: 02.25.20

Rockland County Hwy Dept  
Agency Name  
By: Dyan Rajasingham  
Please Print Name